

1/12/2023

Project Narrative for:

5416 W. MYRTLE AVE GLENDALE 85301

Ignacio Rodriguez wishes to build a single-story spec home at this address. He's proposing 1615 sq. ft. with a two-car garage, and a patio. The home will be three bedrooms and 2 ½ baths. The lot is almost 7000 sq. ft. and the setbacks are 15' all the way around. The lot is 50' wide and 150' deep. The home is proposed to be 22' high from the existing grade to the top of the highest gable. The exterior finishes will be stucco walls with asphalt shingles on the roof. The zoning is R-2 as are the properties adjacent to it on the north, west, and the east. The properties to the south are zoned R-3. The purpose of this request is to seek a 5' setback on the east side and a 10' setback on the west which is less than the existing setbacks. It is also requested that the setback on the front be 20' allowing for the largest backyard possible so that the existing building in the back can be retained and used as a shop. The resulting separation between this project and the existing houses will be 13' on the west side and 17' on the east side.

Sincerely,



Mitchell Foy